

**TOWN OF LOS GATOS**  
**110 East Main Street, Los Gatos, CA 95032 (408) 354-6872**

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SUMMARY MINUTES OF A REGULAR MEETING OF THE **DEVELOPMENT REVIEW COMMITTEE** OF THE TOWN OF LOS GATOS FOR **JUNE 6, 2006** HELD IN THE TOWN COUNCIL **CHAMBERS**, CIVIC CENTER, 110 EAST MAIN STREET, LOS GATOS, CALIFORNIA.

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The meeting was called to order at 9:05 AM. by *Chair Baily*.

**ATTENDANCE**

**Members Present:**

*Sandy Baily*, Associate Planner

*Joel Paulson*, Associate Planner

*Julie Linney*, Fire Department

*Anthony Ghioffi*, Senior Building Inspector

*Vu Nguyen*, Assistant Planner

**PUBLIC HEARINGS**

**ITEM 1:**   310 Santa Rosa Drive  
                  Architecture and Site Application S-06-62

Requesting approval to modify a previous approval, to allow a technical demolition and construction of a new home on property zoned HR-2 ½. APN 527-55-036.

PROPERTY OWNER: John Versgrove

APPLICANT: THIS Design

1. *Chair Baily* opened the public hearing.
2. Staff gave report on proposed project.
3. Applicant was introduced.
4. Members of the public were not present.
5. Public hearing closed.
6. *Ghioffi* moved to approve the application subject to the conditions presented with the following findings and considerations:
  - A. That the proposed project is categorically exempt, pursuant to Section 15303 of the California Environmental Quality Act as adopted by the Town; and
  - B. As required by Section 29.10.09030 (e) of the Town Code, for the technical demolition of the existing single family residence
    1. The Town's housing stock will be maintained because a new house is proposed; and
    2. The existing structure is not historically or architecturally significant; and
    3. The property owner does not want to maintain the existing structure; and
    4. The economic utility of the building has been exceeded; and
  - C. That the project is in conformance with the considerations for Architecture and Site applications as set forth in Section 29.20.150 of the Zoning Ordinance.
7. *Paulson* seconded, motion passed unanimously.
8. Appeal rights were cited.

**ITEM 2:** 44 Pleasant Street - *(Item Continued from May 30, 2006)*  
Subdivision Application M-06-03  
Architecture and Site Applications S-06-51 and S-06-52

Requesting approval of a two lot subdivision, approval to relocate the existing pre-1941 single family residence on the new lot with an addition and to construct a new single family residence on the newly created lot on property zoned R-1D. APN 529-26-022  
PROPERTY OWNER/APPLICANT: Tim Blackwell

1. *Chair Baily* opened the public hearing.
2. Staff gave report on proposed project.
3. Applicant was introduced.
4. Members of the public were not present.
5. Public hearing closed.
6. *Ghioffi* moved to approve the applications subject to the conditions presented with the following findings and considerations:
  - A. That the proposed applications are Categorically Exempt, pursuant to Section 15302, 15303 and 15315 of the California Environmental Quality Act; and
  - B. As required by Section 66474 of the State Subdivision Map Act, the findings for denial were not made; and
  - C. That the considerations required by Sec. 29.20.150 of the Town Code were all made in reviewing the Architecture and Site applications.
7. *Linney* seconded, motion passed unanimously.
8. Appeal rights were cited.

**OTHER BUSINESS**

**NONE**

**ADJOURNMENT**

Meeting adjourned at 9:15 A.M. The next regularly scheduled meeting of the Development Review Committee is the following Tuesday.

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Sandy L. Baily, Associate Planner